



Wellesley

MASSACHUSETTS

Wellesley Town Offices
525 Washington Street
Wellesley, MA 02482
Phone: (781) 431-1019

Wetlands Protection Committee Minutes 01/29/15

Town of Wellesley
Wetlands Protection Committee
Meeting Minutes
January 29, 2015

Approved 5/14/2015

Meeting Location: NRC Office, Lower Level, Town Hall
525 Washington Street
Wellesley, MA 02482

Present: Members Robert Collins (Chair), Richard Howell, Carl Sciple, J.S. Waugh, and
Wellesley Wetlands Administrator Pam Helinek

Guests: Peter Indresano, Marilyn Beaver, Ming Sun, YingYing Qian, Mary Ann and
Richard Scott, Kevin Narbonne, Dan Wells, Renee McDonough, Molly Pickett,
Terry Ryan, David Mackwell, Tom Ryan, Paul McManus, Lloyd Geisinger,
Theresa Sprague

6:30 pm **Public Voice**

There was no one present for Public Voice.

Administrative Business

- *Certificate of Compliance (COC) request (full) – 50 Rice Street, MassDEP # 324-0765* – There was a site visit on 1/26. **C. Sciple made and J.S. Waugh seconded a motion to approve the full COC; the Wetlands Protection Committee (WPC) voted 4-0 to approve the full COC.**
- *COC request (partial) 23 Brookfield Road, MassDEP # 324-0725* – There was a site visit on 1/26. **J.S. Waugh made and C. Sciple seconded a motion to issue the partial COC; the WPC voted 4-0 to approve the partial COC.**
- *Update: New Committee Member* – A position description will be posted in the *Wellesley Townsman*.
- *Discussion: Fuller Brook Project* – There was site visit on 1/29. The stockpiles will be located on the other side of the stream instead of by the steep embankment originally proposed. This is a flat area and is further away from the brook. Nineteen small trees, not included in the original plan, will be removed. Mitigation should be included in the amended NOI. **R. Howell made and J.S. Waugh seconded a motion to accept administrative approval for the change; the WPC voted 4-0 to approve the change.**
- *Discussion: 33 Glen Road* – The Property Owner is adding a 21-sq.-ft. chimney that will go four feet into the ground in the outer riparian.

Public Hearings – New and Continued*

7:00 27 Wingate Road –Notice of Intent (NOI), MassDEP # 324-0777

Supporting documents include

- NOI and supporting documents, prepared by Peter Indresano, dated 1/14/2015, stamped received by the Natural Resources Commission (NRC) 1/15/2015

P. Indresano, representing the Property Owners, was present.

Cricket Vlass has approved the planting plan. Leaf mulch will be used instead of bark.

The Order will have a June 1 deadline for the work. There will be a two-year growing period. The WPC will check with C. Vlass whether the Town will provide maintenance for the plantings on Town land.

7:12 pm 20 Manor Ave - Amended Order of Conditions (OOC), MassDEP # 324-0749

Supporting documents include

- Letter, Request to Amend Existing OOC, dated 1/5/2015, signed by Theresa Sprague, stamped received by the NRC 1/15/2015

There was a site visit on 1/26.

T. Sprague, BlueFlax Design, representing P. Bevilacqua, the Developer, was present.

R. Collins opened the hearing of an Amended Order of Conditions for a proposal for changes to tree cutting, invasives control, plantings, and retaining wall.

T. Sprague presented the updated plans. The changes include removing three trees previously approved for removal and removing three new trees to accommodate moving the retaining wall. The retaining wall will be moved to the eastern property line, and the retaining wall will be longer but lower. The plan is proposing to mitigate the trees that were previously cut at a one-to-one ratio. A three- to four-inch caliber white oak is proposed that will provide screening. The revised plan also proposes to remove all invasive species in the southern portion of the property in the 25-ft. No-Disturb-Zone and removing debris in the Bordering Vegetated Wetland (BVW). The proposed restoration planting includes smaller-sized trees, including red maple, swamp white oak and white pine, as well as native shrubs, including winterberry holly, viburnum and spicebush. Planting sapling-sized trees to prepare for the eventual loss of aging trees is also proposed. The revised plan does not remove any trees within the 100-ft. Riverfront Area with the exception of one damaged tree that poses a risk to the neighboring property. Invasive species to be removed include Asiatic bittersweet, Japanese barberry, and burning bush. The revised proposal also includes removing vinca in the previously developed area of the property.

Dry wells around the house may be a condition. The WPC requested an updated plan including calculations for the dry wells.

The driveway will be asphalt.

M. Scott, 20 Woodfield Rd., raised concerns about plantings on the edge of the property, in particular introducing white pines. The trees are sapling sized and would replace canopy layer as trees are lost due to natural aging.

An Abutter at 22 Woodvale raised concerns about moving the retaining wall on the east side. Placing the retaining wall on the west side would be within the 100-ft Riverfront Area. Planting viburnum to provide

additional screening is proposed.

The Enforcement Order (EO) will have to be amended with deadlines. The OOC will include a two-year growing season.

7:30 pm 33 Upson Road – NOI, MassDEP 324-0773

Supporting documents include

- NOI and supporting documents, prepared by Goddard Consulting LLC, dated 1/14/2015, stamped received by the NRC 1/14/2015
- Plan: “NOI Plan,” prepared by Foresite Engineering, scale: 1”= 20’, dated 12/12/2014, stamped Scott P. Hayes Civil Engineer # 41017, stamped received by the NRC 1/14/2015

There was a site visit on 1/26.

R. McDonough, representing the Property Owner, and M. Pickett, an Abutter, were present.

R. Collins opened the hearing for a proposal for a garage and driveway in the Riverfront Area of Bogle Brook and the Buffer Zone (BZ), including the No-Disturb-Zone of the associated BVW.

The existing single-family house is within the Riverfront Area.

The proposed garage is 470 sq. ft. and the proposed driveway is 1222 sq. ft.; the existing drive is 477 sq. ft. The majority is within the 100-ft BZ with a small amount in the inner riparian. The existing drywells will be relocated.

The proposed drive is impervious; the existing driveway will be removed and reseeded. There will be a temporary stockpile. There will be no significant excavation.

Mitigation will include removing debris and replanting the area as well as removing any invasive plants and replanting with native species.

No herbicides will be used on the Town land if work is permitted there. Work will include using a backhoe to remove debris and hand pulling invasive plants. Mitigation will be a total of 4511 sq. ft.

The property is not in the flood plain.

The house is very close to the street so the garage cannot be moved to the front.

The driveway will be porous asphalt. There may need to be a condition for maintenance of the driveway.

There will be a net decrease in impervious by seven sq. ft. There are no changes in topography; the only digging will be to dig up the old concrete. There will be a barrier for the restoration work.

The WPC asked for additional documentation on the amount of excavation and the required equipment and stockpile areas. Mitigation work on the Town land will require approval from the Town.

Mitigation done as redevelopment would be conditioned in perpetuity.

The existing white PVC pipe may be allowing water to drain into the wetlands.

Water from the roof will connect to the relocated drywells. The WPC asked for more information on the capacity of the drywells. The Alternatives Analysis should be added to the NOI.

M. Pickett, an Abutter at 40 Upson Rd., sent an email to the WPC raising concerns on encroachment of the wetlands and the variance of the proposed driveway. There is no buffer area between the proposed driveway and the neighboring driveway and drainage is a concern. The street in front of the proposed project collects water and the proposed driveway may add to the issue.

The WPC is requesting information on erosion controls for the mitigation, how much excavation is proposed and where stockpiling will be located, equipment required for work on the garage and the mitigation area, how the PVC pipe will be addressed, and what area of the roof drains to the existing drywells. There should also be an Alternatives Analysis.

Administrative Business (continued)

- *Violation – 53 Windsor Road* – There was a site visit on 1/26. K. Narbonne was present. An 11-inch diameter tree next to the brook was cut at the direction of the Property Owner. K. Narbonne suggested possible mitigation plantings to prevent runoff. The WPC will draft a letter requesting a planting plan due by the end of February. There should also be a description of the loss of function. The fine, equal to that under the Wellesley Tree Bylaw, is \$400.

R. Howell made and J.S. Waugh seconded a motion to fine the Property Owner the equivalent of the tree bylaw, which the WPC will consider waiving upon successful completion of the restoration plan; the WPC voted 4-0 to approve the fine.

8: 33 pm 19 Sunnyside Ave – Continued, NOI, MassDEP # 324-0770 (Continued)

8:36 pm 27 Brookfield Road – NOI, MassDEP # 324-0774

Supporting documents include

- NOI and supporting documents, prepared by Applewood Survey, LLC, dated 1/14/2015, stamped received by the NRC 1/15/2015
- Plan: “Proposed Construction Plan,” prepared by Applewood Survey, LLC, scale: 1”= 20’, dated 1/14/2015, stamped Terrence M. Ryan PLS # 37057, stamped received by the NRC 1/15/2015
- Plan: “Existing Conditions Plan,” prepared by Applewood Survey, LLC, scale: 1”= 20’, dated 1/14/2015, stamped Terrence M. Ryan PLS # 37057, stamped received by the NRC 1/15/2015
- Plan: “Construction Details,” prepared by Applewood Survey, LLC, not to scale, dated 1/14/2015, stamped Terrence M. Ryan PLS # 37057, stamped received by the NRC 1/15/2015

There was a site visit on 1/26.

T. Ryan, Applewood Survey, LLC, was present.

R. Collins opened the hearing on a proposal for an addition to an existing house, as well as a new deck and driveway in Inner Riparian Zone of the Riverfront Area to Boulder Brook.

The proposed plan will tear down a portion of an existing garage and part of a mudroom and build a larger garage. The 100-ft. riparian encompasses almost the entire lot. There is an existing post-and-rail fence and a large stone patio with stairs leading into the sunroom.

The closest point to the top of the bank is the edge of the patio and the bottom of the existing stairs.

The proposed plan will widen the garage and remove the stone patio and stairway and replace it with a new deck.

A trench drain across the front connecting to a drywell is proposed. The property is almost entirely within the 100-ft. riparian, limiting the alternatives.

There is a reduction in the impervious by 169 sq. ft. with the proposed changes.

Excavation will be minimal; a stockpile in the front yard is proposed.

The property is not in the Flood Plain.

An excavator will be brought in; there may be a condition to keep the excavator on the existing driveway. The Bobcat will have to go into the back. There will be no regrading, and no trees will be removed. There will be a condition for a gutter drain from the front right hand corner to the proposed drywell.

9:03 pm 159 Dover Road – ANRAD, MassDEP # 324-0776(continued)

Supporting documents include

- Plan: “Plan to Accompany ANRAD” prepared by Kelly Engineering Group, Inc., scale: 1”= 20’, dated 1/14/2015, stamped Steven M. Horsfall PLS # 41608, stamped received by the NRC 1/15/2015
- Abbreviated Notice of Resource Area Delineation and supporting documents, prepared by EcoTec, Inc., dated 1/12/2015, stamped received by the NRC 1/15/2015

The ANRAD will be continued until March 12.

9:03 pm 265 Grove Street – NOI, MassDEP # 324-0775

Supporting documents include

- NOI and supporting documents, prepared by EcoTec, Inc., dated 1/14/2015, stamped received by the NRC 1/15/2015
- Plan: “Proposed Landscape Plan,” prepared by Ryan Associates, scale: 1”= 10’-0”, dated 1/13/2015, stamped received by the NRC 1/15/2015
- Plan: “Existing Conditions Plan,” prepared by Kelly Engineering Group, Inc., scale: 1”= 20’, dated 1/14/2015, stamped Steven M. Horsfall PLS # 41608, stamped received by the NRC 1/15/2015

There was a site visit on 1/26.

P. McManus, EcoTec, Inc.; Lloyd Geisinger, the Applicant; and D. Mackleworth, Kelly Engineering Group, were present.

The plan proposes to demolish an existing house and construct a new house and driveway, and to renaturalize the No-Disturb Zone in the BZ to Sabrina Lake, an intermittent stream, and associated BVW.

Wetland resources include Bank, Bordering Vegetated Wetlands, and an Intermittent Stream. The existing paved drive comes almost up to the wetland.

The proposed work includes work within the 25-ft. BZ; there is a waiver request. The work includes

pulling out the paved driveway and renaturalizing the area with native plantings. The existing path will be mulched. The existing house will be removed, and the new house will be constructed further up the hill. The new driveway will be a gravel driveway with some pavers in it. The cesspool will be replaced with a sewer connection; the sewer connection will go down the common drive, connecting to a new manhole and to an existing manhole. Roof runoff will be captured by drywells; the drywells will be located within the BZ.

The existing path will be mulched and stabilized; fine woodchips or bark mulch is proposed. The WPC will check with the Natural Resources Commission (NRC) on recommendations for mulching material.

There will be no grading changes; the only earth work will be pulling out the existing driveway.

The landscaping will not extend beyond the existing lawn; there will be a net gain of natural area. The work footprint is within the existing landscaping.

The drywells will capture and recharge for 4500 sq. ft. of roof; there will be a 1500 sq. ft. increase in impervious. There will be a significant decrease in lawn area. There will be no new impervious within the No-Disturb Zone.

The WPC will require a table on the number and location of the trees coming down in the BZ as well as trees being planted for mitigation. The WPC will also need the trees remaining to be identified for the standard tree protection condition.

Stockpiling will be outside the BZ.

Administrative Business (continued)

- *Discussion: MACC Conference Feb 28* – There was discussion on attending the conference.
- *Discussion: Invasive Plant Management Presentation* – P. Helinek attended the presentation.
- *Discussion: Bylaw Regulations* – There was discussion on J. Rockwood's question whether minor activities not requiring an NOI or an RDA are exempt or whether they require administrative approval; if it is within the 25-ft. there should be a filing. There was also a question on Resource Area standards for BZ, Riverfront and Vernal Pool habitats; there was discussion on differentiating between previously disturbed and undisturbed.

Adjournment

J.S. Waugh made and C. Sciple seconded a motion to adjourn the meeting; the WPC voted 3-0 to adjourn. *

* R. Howell left the meeting at 9:00 PM.